

SNAPSHOT of HOME Program Performance--As of 03/31/11
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):**		
					Group	B	Overall
Program Progress:				PJs in State: 15			
% of Funds Committed	94.24 %	100.00 %	14	97.21 %	27	27	
% of Funds Disbursed	92.87 %	96.12 %	12	90.53 %	55	55	
Leveraging Ratio for Rental Activities	8.7	7.28	1	4.97	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	95.31 %	1	85.01 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	98.67 %	79.38 %	3	73.71 %	94	93	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	97.91 %	93.12 %	3	81.48 %	93	90	
% of 0-30% AMI Renters to All Renters***	71.54 %	63.40 %	5	45.54 %	92	0	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	99.12 %	1	96.14 %	100	100	
Overall Ranking:			In State:	2 / 15	Nationally:	99	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$33,725	\$27,139		\$28,248	527 Units	51.40 %	
Homebuyer Unit	\$22,152	\$20,061		\$15,487	191 Units	18.60 %	
Homeowner-Rehab Unit	\$40,842	\$20,974		\$0	134 Units	13.10 %	
TBRA Unit	\$309	\$1,863		\$3,211	173 Units	16.90 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (287 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Snohomish County Consortium WA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$133,743	\$160,074	\$41,305
State:*	\$120,762	\$122,349	\$26,995
National:**	\$101,183	\$78,322	\$24,013

CHDO Operating Expenses:
(% of allocation)

PJ: 4.4 %
National Avg: 1.2 %

R.S. Means Cost Index: 1.05

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	81.0	77.5	90.3	0.0	Single/Non-Elderly:	22.4	16.8	22.4	100.0
Black/African American:	3.8	3.7	2.2	0.0	Elderly:	39.3	2.1	59.0	0.0
Asian:	3.4	7.3	1.5	0.0	Related/Single Parent:	27.3	35.6	6.7	0.0
American Indian/Alaska Native:	0.9	1.6	1.5	0.0	Related/Two Parent:	6.8	38.7	10.4	0.0
Native Hawaiian/Pacific Islander:	5.1	1.0	0.0	0.0	Other:	4.2	6.8	1.5	0.0
American Indian/Alaska Native and White:	0.4	0.5	0.7	0.0					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.4	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.4	0.0	0.7	0.0					
Asian/Pacific Islander:	2.3	1.6	0.7	0.0					
ETHNICITY:									
Hispanic	2.3	6.8	2.2	100.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	56.0	17.8	54.5	0.0	Section 8:	53.5	0.0 [#]		
2 Persons:	19.4	26.2	31.3	100.0	HOME TBRA:	1.9			
3 Persons:	12.3	25.1	4.5	0.0	Other:	12.7			
4 Persons:	8.3	14.1	4.5	0.0	No Assistance:	31.9			
5 Persons:	2.8	9.9	2.2	0.0					
6 Persons:	0.9	5.8	2.2	0.0					
7 Persons:	0.0	0.5	0.0	0.0					
8 or more Persons:	0.2	0.5	0.7	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				538

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Snohomish County Consortium

State: WA

Group Rank: 99
 (Percentile)

State Rank: 2 / 15 PJs

Overall Rank: 0
 (Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 79.77%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 57.73%	98.67	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	97.91	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.23%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.200	1.01	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

